

BOARD OF EQUALIZATION

GILA COUNTY, ARIZONA

Date: November 14, 2003

Ronald A. Christensen

Chairman

JOHN F. NELSON

Clerk of the Board

JOSÉ M. SANCHEZ

Vice-Chairman

By: Stacey Espinoza

Deputy Clerk

CRUZ SALAS

Member

Gila County Courthouse
Globe, Arizona

PRESENT: José M. Sanchez, Vice Chairman; Cruz Salas, Member; Dale Hom, Assessor; Hazel Dillon, Chief Deputy Assessor; Larry Huffer, Chief Appraiser.

At 1:45 p.m., the Gila County Board of Equalization met to review appeals of the Assessor's 2004 Notices of Change for the value of various parcels of land located within Gila County. Chairman Christensen was excused from today's meeting. Vice-Chairman Sanchez chaired the meeting.

For the record, as each petition was reviewed, the Assessor provided the Board of Equalization with maps and photographs of the subject property and comparable sale properties. Chairman Sanchez asked each petitioner who appeared in person to voice his/her concerns first. He then called upon Larry Huffer to present documentation to the Board and explain the Assessor's opinion of value for each parcel of land. Assessor Dale Hom and Chief Deputy Hazel Dillon also presented information to the Board.

In total, seven petitions were reviewed by the Board of Equalization. A summary of the results of the hearings is as follows:

- **Parcel No. 301-21-050 – Alonzo and Opal Prince – in person**

Decision: The Board of Equalization adjusted the 2004 full cash value and limited property value.

FCV = \$90,000 (formerly assessed at \$103,567); LPV = \$85,914 (formerly assessed at \$98,865); Legal Class = 3; and, Assmt. Ratio = 10%.

- **Parcel No. 301-26-034 – Financial Insights, Inc. represented by Bob Alldredge – in person**

Decision: The Board of Equalization adjusted the 2004 full cash value and limited property value.

FCV = \$162,445 (formerly assessed at \$203,444); LPV = \$140,032 (formerly assessed at \$146,338); Legal Class = 4; and, Assmt. Ratio = 10%.

- **Parcel No. 302-44-020 – Betty Merritt – on the record**

Decision: The Board of Equalization accepted the Assessor's recommendation of a mixed legal class. The mixed legal class is partly legal class 3 with a 10% assessment ratio and legal class 2 with a 16% assessment ratio. The result of the mixed use ratio is a combination ratio of 13.3%.

FCV = \$267,007; LPV = \$233,935; Legal Class = Mixed; Assmt. Ratio = 13.3%

- **Parcel No. 301-66-099 – Kay Laine – on the record**

Decision: The Board of Equalization agreed with the Assessor's recommendation to change the full cash value to \$200,365.

FCV = \$200,365 (formerly assessed at \$235,583); LPV \$189,859 (formerly assessed at \$233,230); Legal Class = 3; and, Assmt. Ratio = 10%

- **Parcel No. 206-04-007Q – Sundown Trust represented by Donald A. Beltrand, Trustee – on the record**

Decision: The Board of Equalization agreed with the Assessor's recommendation to change the full cash value to \$27,000.

FCV = \$27,000 (formerly assessed at \$39,771); LPV = \$27,000 (formerly assessed at \$39,771); Legal Class = 2; and, Assmt. Ratio = 16%.

- **Parcel No. 304-19-124 – Gerald Scott and Tedi Joann Flake – on the record**

Decision: The Board of Equalization agreed with the Assessor's recommendation to change the full cash value to \$182,646.

FCV = \$182,646 (formerly assessed at \$192,565); LPV = \$180,161 (formerly assessed at \$189,945); Legal Class = 3; and, Assmt. Ratio = 10%

- **Parcel No. 304-16-300A – Sawmill Crossing represented by Wentworth Webb and Postal, LLC – on the record**

Decision: The Board of Equalization agreed with the Assessor's recommendation to change the full cash value to \$2,916,758.

FCV = \$2,916,758 (formerly assessed at \$3,013,290); LPV = \$2,835,651 (formerly assessed at \$2,929,499); Legal Class = 1; and, Assmt. Ratio = 25%

There being no further appeals for review, the Board adjourned the meeting at 3:15 p.m.

José M. Sanchez, Acting Chairman

ATTEST:

John F. Nelson, County Administrator/Clerk